

## A Sub-Fund of Morgan Stanley Investment Funds

## QuantActive Global Property Fund

(Accumulating NAV Currency Hedged Share Class)

**Investment Objective**

Long term growth of your investment.

**Investment Approach**

We use fundamental analysis to identify companies whose securities may offer the best return potential based on a multi-layered filtering process (bottom-up approach). We apply a quantitative approach by considering a discretionary group of factors including, but not limited to trend, valuation, market capitalisation and further incorporates accounting and valuation assessments to identify equities for inclusion in the portfolio.

**Investment Team**

	JOINED FIRM	YEARS OF INDUSTRY EXPERIENCE
Mehdi Barone, Executive Director	2007	24
Celine Karanci, Executive Director	2013	13
Emmanuel Caro, CFA, Vice President	2018	13

Team members may be subject to change at any time without notice.

**Class AH (EUR) Shares (% net of fees) in EUR**

Performance of 100 EUR Invested Since Inception (Cash Value)

Past performance is not a reliable indicator of future results.



— Class AH (EUR) Shares

**Investment Performance (% net of fees) in EUR**

	Cumulative (%)				Annualised (% p.a.)			
	1 M	3 M	YTD	1 YR	3 YR	5 YR	10 YR	INCEPTION
Class AH (EUR) Shares	-7.90	-9.95	-1.24	-1.24	-8.93	-5.09	-2.13	0.15

**Calendar Year Returns (%)**

	2024	2023	2022	2021	2020	2019	2018	2017	2016	2015
Class AH (EUR) Shares	-1.24	7.18	-28.65	20.42	-15.33	13.77	-12.31	10.81	-3.07	-2.31

All performance data is calculated NAV to NAV, net of fees, and does not take account of commissions and costs incurred on the issue and redemption of shares. The sources for all performance and index data is Morgan Stanley Investment Management (MSIM Ltd).

The value of the investments and the income from them can go down as well as up and an investor may not get back the amount invested.

Effective 22nd November 2024, Morgan Stanley merged the MS INVF European Property Fund into the MS INVF Global Property Fund. Effective 6 December 2024, the MS INVF Global Property Fund was renamed the MS INVF QuantActive Global Property Fund. Both an amendment to the investment strategy of the fund and a name change were implemented at this time, reflecting the new sub-investment manager, Fundlogic SAS's active quantitative approach. Therefore the Fund's performance, prior to 6 December 2024, was achieved under a different investment strategy and under circumstances that no longer apply.

**FUNDLOGIC TEAM**

Share Class	CLASS AH (EUR)
Currency	Euro
ISIN	LU0552900242
Bloomberg	MSGPYAH LX
Inception date	25 October 2010
Net asset value	€ 25.52

**Fund Facts**

Launch date	31 October 2006
Base currency	U.S. dollars
Primary benchmark	FTSE EPRA Nareit Developed Net Total Return Index
Custom benchmark	Blended Benchmark
Total net assets	\$ 72.42 million
Structure	Luxembourg SICAV
SFDR	Article 8
Classification <sup>†</sup>	

**Charges (%)**

	CLASS AH (EUR)
Max Entry Charge	5.75
Ongoing Charges	1.52
Management Fee	1.50

Entry Charge is a maximum possible figure. In some cases you might pay less, you can find this out from your financial adviser. Ongoing Charges reflect the payments and expenses incurred during the fund's operation and are deducted from the assets of the fund over the period. It includes fees paid for investment management (Management Fee), custodian, and administration charges. For more information please see the Charges and Expenses section of the prospectus.

The fees provided are only attributable to the Morgan Stanley Investment Funds (SICAV) and do not include any additional fees which may be incurred if packaged in a product.

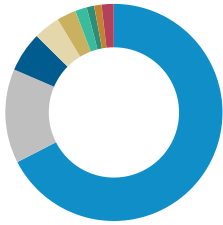
**Subscriptions (USD)**

	CLASS AH (EUR)
Minimum initial investment	0
Minimum subsequent investment	0

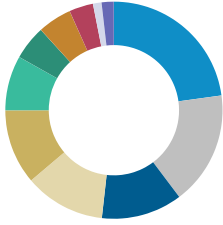
Risk/Return statistics shown are calculated versus the Blended Benchmark when an Index is used in the calculation.

**Characteristics**

	FUND
Active share (%)	35.75
Dividend Yield (%)	3.83
Number of holdings	50
Weighted average market capitalization (\$B)	38.76

Top Countries (% of Total Net Assets)<sup>1</sup>

	FUND
United States	66.85
Hong Kong	13.89
Japan	5.91
Australia	3.89
Germany	2.86
Singapore	1.71
United Kingdom	1.10
France	1.09
Cash	1.81

Sector Allocation (% of Total Net Assets)<sup>1,2</sup>

	FUND
Diversified	22.63
Residential	16.75
Data Centers	11.95
Retail	11.91
Health Care	11.10
Industrial	8.09
Specialty	5.06
Self Storage	5.02
Office	3.56
Lodging/Resorts	1.25
Cash	1.81

Top Holdings (% of Total Net Assets)<sup>3</sup>

	FUND
Equinix Inc	7.73
Welltower Inc	6.29
Prologis Inc	6.01
Digital Realty Trust Inc	4.21
Sun Hung Kai Properties Ltd	3.64
Simon Property Group	3.48
Swire Properties Ltd	3.33
Goodman Group	2.93
AvalonBay Communities Inc	2.71
Hongkong Land Holdings Ltd	2.70
<b>Total</b>	<b>43.03</b>

<sup>†</sup> This Fund is classified as an Article 8 product under the Sustainable Finance Disclosure Regulation. Article 8 products are those which promote environmental or social characteristics and which integrate sustainability into the investment process in a binding manner.

<sup>1</sup> May not sum to 100% due to the exclusion of other assets and liabilities.

<sup>2</sup> For additional information regarding sector classification/definitions please visit [www.msci.com/gics](http://www.msci.com/gics) and the glossary at [www.morganstanley.com/im](http://www.morganstanley.com/im).

<sup>3</sup> These securities and percentage allocations are only for illustrative purposes and do not constitute, and should not be construed as, investment advice or recommendations with respect to the securities or investments mentioned.

## Share Class AH (EUR) Risk and Reward Profile

- The fund may be impacted by movements in the exchange rates between the fund's currency and the currencies of the fund's investments.
- There are additional risks associated with investing in real estate.
- The fund relies on other parties to fulfill certain services, investments or transactions. If these parties become insolvent, it may expose the fund to financial loss.
- Sustainability factors can pose risks to investments, for example: impact asset values, increased operational costs.
- There may be an insufficient number of buyers or sellers which may affect the funds ability to buy or sell securities.
- There are increased risks of investing in emerging markets as political, legal and operational systems may be less developed than in developed markets.
- In order to achieve the currency hedging, this share class relies on other parties to fulfil certain contractual obligations, as these parties may fail to do so there is a higher risk to your investment.
- Past performance is not a reliable indicator of future results. Returns may increase or decrease as a result of currency fluctuations. The value of investments and the income from them can go down as well as up and investors may lose all or a substantial portion of his or her investment.
- The value of the investments and the income from them will vary and there can be no assurance that the Fund will achieve its investment objectives.
- Investments may be in a variety of currencies and therefore changes in rates of exchange between currencies may cause the value of investments to decrease or increase. Furthermore, the value of investments may be adversely affected by fluctuations in exchange rates between the investor's reference currency and the base currency of the investments.

## Additional A Share Classes

	CURRENCY	LAUNCH	ISIN	BLOOMBERG
A	USD	31.10.2006	LU0266114312	MORGPR LX
AX	USD	31.10.2006	LU0266115392	MORGPA LX

Please refer to the Prospectus for full risk disclosures, available at [www.morganstanleyinvestmentfunds.com](http://www.morganstanleyinvestmentfunds.com). All data as of 31.12.2024 and subject to change daily.

Applications for shares in the Fund should not be made without first consulting the current Prospectus and the Key Information Document ("KID") or Key Investor Information Document ("KIID"), which are available in English and in the language of countries authorized for fund distribution and is available online at Morgan Stanley Investment Funds Webpages or free of charge from the Registered Office at European Bank and Business Centre, 6B route de Trèves, L-2633 Senningerberg, R.C.S. Luxembourg B 29 192.

The summary of investor rights is available in the aforementioned languages and website location under the General Literature section.

Information in relation to sustainability aspects of the Fund is available in English online at: Sustainable Finance Disclosure Regulation.

If the management company of the relevant Fund decides to terminate its arrangement for marketing that Fund in any EEA country where it is registered for sale, it will do so in accordance with the UCITS rules.

## IMPORTANT INFORMATION

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The use of leverage increases risks, such that a relatively small movement in the value of an investment may result in a disproportionately large movement, unfavourable as well as favourable, in the value of that investment and, in turn, the value of the Fund.

Investment in the Fund concerns the acquisition of units or shares in a fund, and not in a given underlying asset such as building or shares of a company, as these are only the underlying assets owned.

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## DEFINITIONS

**Active Share** is a measure of the percentage of stock holdings in a managers portfolio that differ from the benchmark index (based on holdings and weight of holdings). Active Share scores range from 0%-100%. A score of 100% means you are completely different from the benchmark. Active Share calculation may consolidate holdings with the same economic exposure. **Bloomberg** stands for Bloomberg Global Identifier (BBGID). This is a unique 12 digit alphanumeric code designed to enable the identification of securities, on a Bloomberg Terminal. The Bloomberg Terminal, a system provided by Bloomberg L.P., enables analysts to access and analyse real-time financial market data. Each Bloomberg code starts with the same BBG prefix, followed by nine further characters that are listed for each share class of the Sub-Fund. **Cash & Equivalents** are defined as the value of assets that can be converted into cash immediately. These include commercial paper, open FX transactions, Treasury bills and other short-term instruments. Such instruments are considered cash equivalents because they are deemed liquid and not subject to significant risk of changes in values.

**Dividend yield** is the ratio between how much a company pays out in dividends each year relative to its share price. **ISIN** is the international securities identification number (ISIN), a 12 digit code consisting of numbers and letters that distinctly identifies securities. **NAV** is the Net Asset Value per share of the Sub-Fund (NAV), which represents the value of the assets of a fund less its liabilities. **Number of holdings** provided are a typical range, not a maximum number. The portfolio may exceed this from time to time due to market conditions and outstanding trades. **Weighted average market capitalization** is an average of the market capitalization of stocks comprising a portfolio or index, adjusted by each stock's weight in the portfolio or index.

## INDEX INFORMATION

The FTSE EPRA Nareit Developed Net Total Return Index is a free float-adjusted market

capitalization weighted index designed to reflect the stock performance of companies engaged in specific aspects of the major real estate markets/regions of the developed world. The Blended Index performance shown is calculated using the FTSE EPRA Nareit Equally Weighted Between North American, European and Asian Regions Index from inception through 30 November 2007, then the FTSE EPRA Nareit Developed Real Estate (Net) Equally Weighted Between North American, European and Asian Regions Index from 1 December 2007 through 31 March 2021 and the FTSE EPRA Nareit Developed Net Total Return Index thereafter.

A blended benchmark has been used because there has been a change in benchmark during the reporting period shown.

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